

DRAWING NUMBER

SARCO PRODUCTS • NEW HOPE, MINNESOTA  
REORDER BY PART NUMBER 6551

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2057

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## ALTA/ACSM LAND TITLE SURVEY

### BRO BROTHERS, LLC.

RR2 BOX 2068  
ROOSEVELT, UTAH, 84066

SECTION 2, TOWNSHIP 3 SOUTH, RANGE 2 WEST,  
UINTAH SPECIAL BASE & MERIDIAN  
DUCHESNE COUNTY, UTAH

#### DESCRIPTION OF PARCEL A

Beginning at the North Quarter Corner of Section 2, Township 3 South, Range 2 West of the Utah Special Base and Meridian;  
Thence North 89°49'26" East (East, by record) 409.77 feet along the North line of the NE1/4 of said Section to the extension of an existing fence;  
Thence South 01°52'20" West (South 8°23'00" West, by record) 284.55 feet along said fence and extension thereof;  
Thence South 00°00'54" West 507.65 feet (South 507.69 feet, by record) along an existing fence to a line which is South 730 feet from and parallel with said North line;  
Thence North 89°49'26" East (East, by record) 331.94 feet to the Southeast Corner of that parcel described on Warranty Deed on page 241, Book A522 of deeds on file in the Duchesne County Recorder's office;  
Thence South 00°00'28" East 155.09 feet parallel with the East line of the NW1/4 of said NE1/4 and along the West line of that parcel described on page 784, Book A459 of Deeds on file in said Recorder's office;  
Thence South 89°49'08" West (South 89°59'42" West, by record) 731.63 feet along an existing fence to the West line of said NW1/4;  
Thence North 00°01'55" West 947.16 feet along said West line to the Point of Beginning, containing 9.91 acres. Said described parcel being subject to that portion being used as State Road right-of-way and all other recorded and unrecorded easements and rights-of-way.

#### DESCRIPTION OF PARCEL B

Beginning at the North Quarter Corner of Section 2, Township 3 South, Range 2 West of the Utah Special Base and Meridian;  
Thence South 00°01'55" East 1329.56 feet to the Southeast Corner of Lot 3, of said Section;  
Thence South 89°10'01" West 661.75 feet to the Southwest Corner of the E1/2 of said Lot 3;  
Thence North 00°00'33" West 1340.28 feet along the West line of said E1/2 to the North line of said Lot 3;  
Thence South 89°54'17" East 661.16 feet along said North line to the Point of Beginning, containing 20.27 acres. Said described parcel being subject to that portion being used as State Road right-of-way and all other recorded and unrecorded easements and rights-of-way.

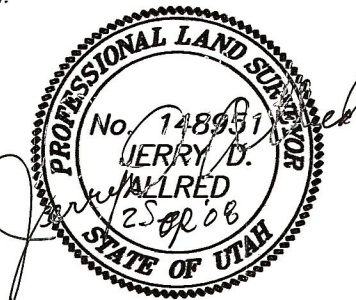
#### NARRATIVE

This survey was performed at the request of Todd Bro for the purpose of determining the location of the boundary lines and structures on the property. Section 2 was originally surveyed by the General Land Office (G.L.O.) using the "3-mile method" during which the sixteenth corners were set. A search was made for the monuments marking these Public Land Survey System corners and the results are noted on the plat. These monuments were used to control the survey. This plat represents a dependent resurvey and subdivision of portions of Section 2, and is designed to restore the PLSS corners to their true original locations according to the best available evidence and according to the data returned on the official General Land Office plat. The basis of bearings for this survey is based on GPS datum which yields a bearing of North 89°49'26" East from the North Quarter Corner to the Northeast Corner of said Section.

#### SURVEYOR'S CERTIFICATE

To Bro Brothers, LLC., their successors and/or assigns;  
First American Bank, their successors and/or assigns;  
First American Title Insurance Agency, LLC., their successors and/or assigns;  
This is to certify that this map or plat and the survey on which it is based were made in accordance with the "Minimum Standard Detail Requirements for ALTA/ACSM Land Title Surveys", jointly established and adopted by ALTA and NSPS in 2005, and includes Items 1, 4, 7b1, 8, 10, 11a, and 16 of Table A thereof. Pursuant to the Accuracy Standards as adopted by ALTA and NSPS and in effect on the date of this certification, undersigned further certifies that in my professional opinion, as a land surveyor registered in the State of Utah, the Relative Position Accuracy of this survey does not exceed that which is specified herein.

Date: \_\_\_\_\_  
Registration No. \_\_\_\_\_



Jerry D. Allred, Professional Land Surveyor,  
Certificate 148951 (Utah)

COUNTY SURVEYOR'S FILE # 2057

JERRY D. ALLRED AND ASSOCIATES  
SURVEYING CONSULTANTS  
121 NORTH CENTER ST. - P.O. BOX 975  
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(435) 738-5352

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